

FOR LEASE-SUNSET STRIP RETAIL END-CAP



8305 SUNSET BOULEVARD
WEST HOLLYWOOD, CA 90069

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PROPERTY INFORMATION

Address: 8305 Sunset Boulevard, West Hollywood, CA 90069

Available Space: Unit A: Approximately 1,800 square feet.
Unit B: Approximately 1,450 square feet.

Parking Spaces: 135 parking spaces in common for the property.

Asking Price: \$6.50 NNN per square foot per month. Tenant to pay its pro-rata share of real property taxes, property and general liability insurance, common area repairs and maintenance, estimated at 93¢ per square foot per month.

PROPERTY HIGHLIGHTS

- ◆ Located on the world-famous Sunset Strip;
- ◆ Servicing the affluent Hollywood Hills residential community;
- ◆ Approximately 96,931 cars pass this location daily;
- ◆ Neighbors include The Standard Hotel, Chateau Marmont, Mondrian, and hundreds of world-renowned retailers and restaurants.

For further information or tour, please contact exclusive agents:

Marc Pollock

License #00881177

Marc@WestsideRetail.com

Mark Einbund

License #00826287

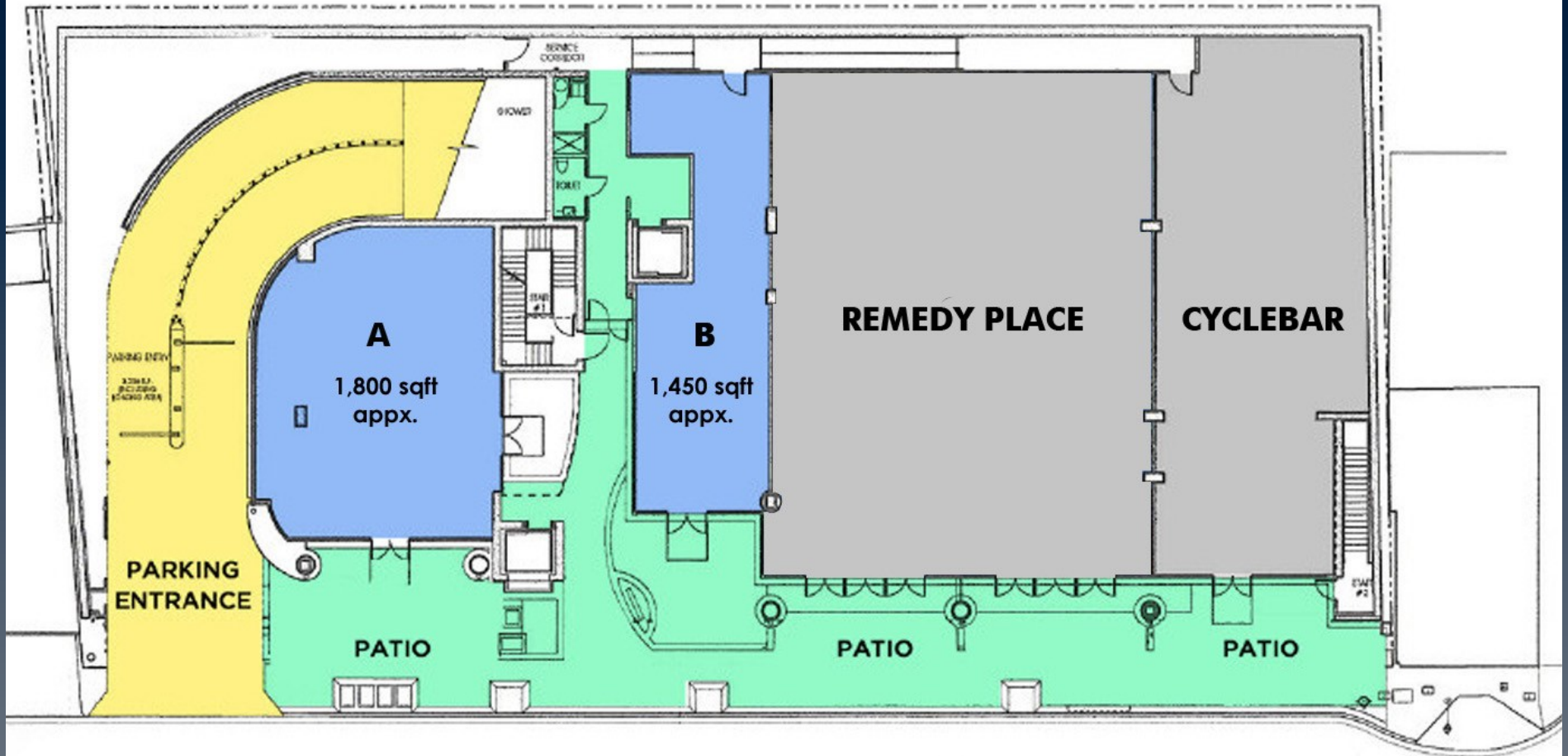
Mark@WestsideRetail.com

This information has been obtained from sources believed reliable, and the information contained on any site plan is for illustration purposes only, not drawn to scale, and not intended to make any representation or warranty as to the actual number of parking spaces, or to the size or nature of improvements, nor the identity or location of any existing or proposed tenant. While we do not doubt the accuracy contained in this offering package, we have not verified it and make no guarantee, warranty or representation about it. You and your advisors should conduct a careful and independent investigation to determine to your satisfaction the suitability of the property for your specific needs. Westside Retail, Inc. 2020

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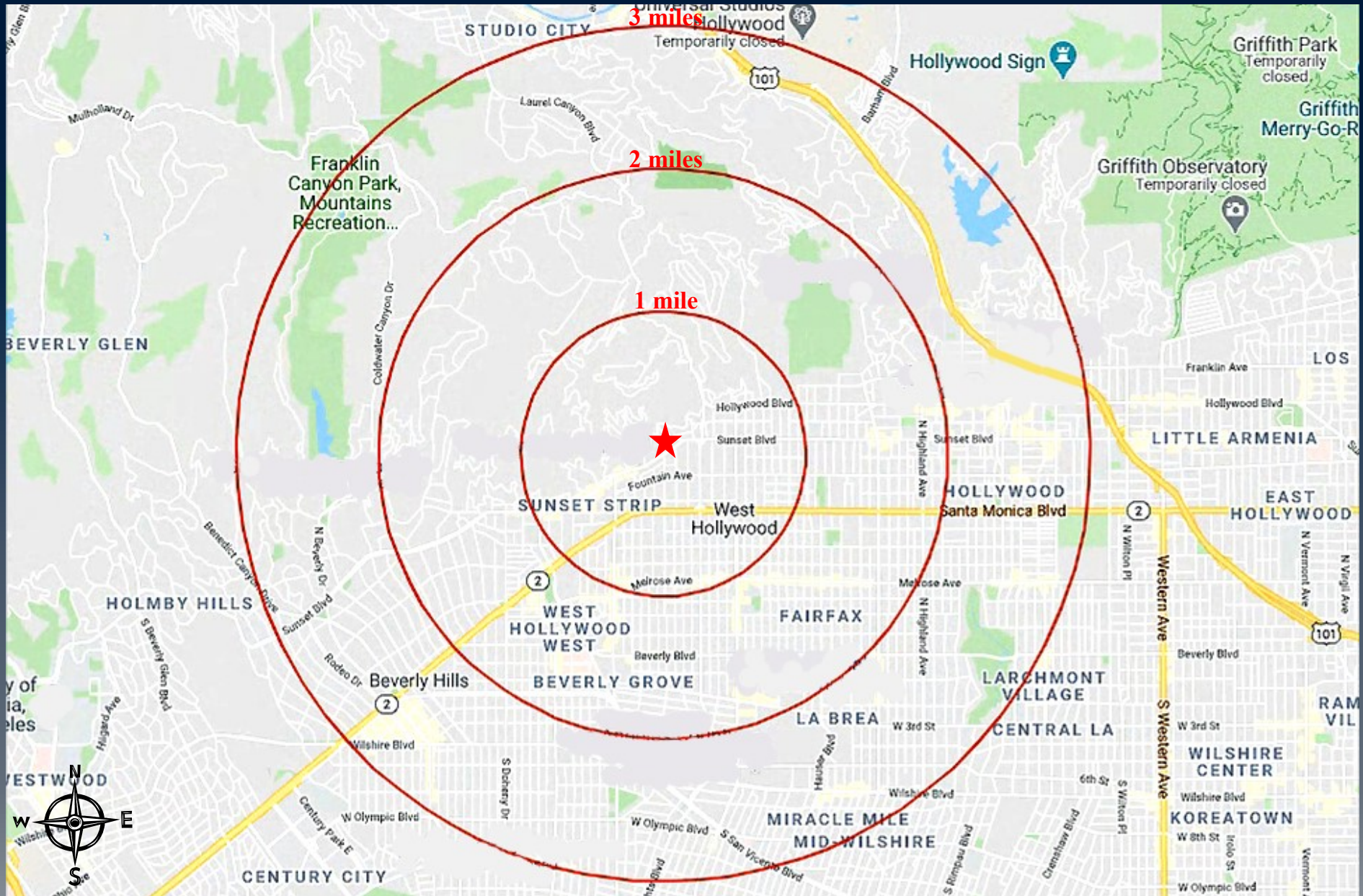
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